



**JOY STATION
BUILDING A**

MODEL TYPE	SQ. FT.	VIEW	PREVIEW PRICE PRICED STARTING FROM	FLOOR AVAILABLE
1A (BF)	486	N	\$472,900	2-7
1B	491	N	\$480,900	2-7
1C-NB	496	E	\$469,900	2-7
1C	496	N	\$491,900	2-7
1D	525	W	\$501,900	2-7
1E	527	E	\$502,900	2-7
1G	549	E	\$509,900	2-24
1A+D	561	E	\$532,900	2-24
1B+D	579	S	\$582,900	2-7
1C+D	597	S	\$592,900	2-7
1D+D	610	W	\$560,900	2-24
1E+D (BF)	612	W	\$570,900	2-24
1F+D	631	E	\$611,900	2-24
1G+D	653	E	\$589,900	2-7
1H+D (BF)	661	N	\$589,900	2-7
2A	618	SE	\$616,900	8-24
2C	667	W	\$631,900	2-24
2D	673	W	\$631,900	2-24
2E	680	W	\$640,900	2-7
2G	728	NW	\$672,900	2-24
2K	780	SW	\$721,900	2-7
2M (BF)	868	NE	\$752,900	2-24
2A+D	836	W	\$772,900	8
2B+D	882	SW	\$812,900	9-24

Highlights¹

Deposit Structure:

\$5,000 with Offer
 Balance to 5% in 30 Days
 2.5% in 90 Days
 2.5% in 180 Days
 5% in 370 Days
 5% Due on Occupancy

Parking:

Parking spot is \$49,900.00 (HST included)
 Parking not available for 1A(BF),1B, 1C-NB, 1C, 1D, 1E & 1G

Monthly Maintenance Fees²:

\$ 0.62/Sq. Ft., plus Hydro (metered separately for each individual unit consumption)
 Including Rogers Smart Community powered by 1Valet^{5 6}
 Parking: \$50.00/Month
 Locker: \$20.00/Month

Estimated Taxes²:

1% of purchase price per year

Tentative Occupancy⁴:

November 1, 2024

Floor Premiums:

Floor Price Increments vary.
 Please consult the sales consultants for details.

Suite Features³:

Granite or Quartz Kitchen countertops
 Quartz bathroom countertops with undermount sink
 European-style kitchen cabinets with 36" uppers
 Ceramic tile backsplash
 Stainless steel appliance package: Ceran-top stove; Microwave
 Hood Fan vented to exterior; Frost Free Refrigerator;
 Built-in multi-cycle Dishwasher;
 Stacking electric Washer and Dryer (white) vented to exterior
 Laminate flooring in foyer, kitchen, living/dining room, den & bedrooms (if applicable)
 9' Ceilings on residential levels

Building Amenities³:

Pet Wash, Golf Simulator, Children's Play Room, Party Room with Private Dining
 Fitness Centre, Business Centre with Boardroom, Games Room, Main Lobby Lounge
 Ground Floor Outdoor Amenity Area, Outdoor Amenity Terrace (Level 7)
 Indoor Amenity (Level 7), Self-Serve Parcel Room, Parcel Room, Moving Rooms

Number of Suites: 294

Number of Floors: 25